

**20-10182 D**  
**FILED**

## Fill in this information to identify the case:

United States Bankruptcy Court for the:

WESTERN District of TEXAS  
(State)Case number (if known): Chapter PAIDAMT \$ 1717<sup>00</sup>RCPT# 102460

2020 FEB -4 AM 10:20

☐ Check if this is an amended filingCLERK  
U.S. BANKRUPTCY COURT  
BY llh  
DEPUTY

Official Form 201

**Voluntary Petition for Non-Individuals Filing for Bankruptcy**

04/19

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and the case number (if known). For more information, a separate document, *Instructions for Bankruptcy Forms for Non-Individuals*, is available.1. Debtor's name WC 2101 W Ben White, LP

2. All other names debtor used in the last 8 years

Include any assumed names, trade names, and doing business as names

3. Debtor's federal Employer Identification Number (EIN) 2 6 \_ 3 8 4 6 3 7 5

4. Debtor's address

Principal place of business

814 Lavaca Street

Number Street

Austin TX 78701

City State ZIP Code

Travis

County

Mailing address, if different from principal place of business

Number Street

P.O. Box

City State ZIP Code

Location of principal assets, if different from principal place of business

2101 W Ben White Blvd.

Number Street

Austin TX 78704

City State ZIP Code

5. Debtor's website (URL)

6. Type of debtor

☐ Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP))☒ Partnership (excluding LLP)☐ Other. Specify: \_\_\_\_\_

Debtor	WC 2101 W Ben White, LP	Case number (if known)
		Name

---

**7. Describe debtor's business**

**A. Check one:**

☐ Health Care Business (as defined in 11 U.S.C. § 101(27A))

☒ Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))

☐ Railroad (as defined in 11 U.S.C. § 101(44))

☐ Stockbroker (as defined in 11 U.S.C. § 101(53A))

☐ Commodity Broker (as defined in 11 U.S.C. § 101(6))

☐ Clearing Bank (as defined in 11 U.S.C. § 781(3))

☐ None of the above

---

**B. Check all that apply:**

☐ Tax-exempt entity (as described in 26 U.S.C. § 501)

☐ Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. § 80a-3)

☐ Investment advisor (as defined in 15 U.S.C. § 80b-2(a)(11))

---

**C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor. See <http://www.uscourts.gov/four-digit-national-association-naics-codes>.**

5   3   1   1

---

**8. Under which chapter of the Bankruptcy Code is the debtor filing?**

**Check one:**

☐ Chapter 7

☐ Chapter 9

☒ Chapter 11. **Check all that apply:**

☐ Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,725,625 (amount subject to adjustment on 4/01/22 and every 3 years after that).

☐ The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).

☐ A plan is being filed with this petition.

☐ Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).

☐ The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the *Attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy under Chapter 11* (Official Form 201A) with this form.

☐ The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.

☐ Chapter 12

---

**9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?**

☒ No

☐ Yes. District \_\_\_\_\_ When \_\_\_\_\_ Case number \_\_\_\_\_  
MM / DD / YYYY

If more than 2 cases, attach a separate list.

District \_\_\_\_\_ When \_\_\_\_\_ Case number \_\_\_\_\_  
MM / DD / YYYY

---

**10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?**

☐ No

☒ Yes. Debtor See Attachment Relationship \_\_\_\_\_

District \_\_\_\_\_ When \_\_\_\_\_  
MM / DD / YYYY

List all cases. If more than 1, attach a separate list.

Case number, if known \_\_\_\_\_

Debtor WC 2101 W Ben White, LP  
 Name \_\_\_\_\_

Case number (if known) \_\_\_\_\_

**11. Why is the case filed in this district?**

Check all that apply:

- ☒ Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.
- ☐ A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

**12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?**

☒ No

☐ Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.

**Why does the property need immediate attention?** (Check all that apply.)

- ☐ It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.  
 What is the hazard? \_\_\_\_\_
- ☐ It needs to be physically secured or protected from the weather.
- ☐ It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options).
- ☐ Other \_\_\_\_\_

**Where is the property?** \_\_\_\_\_

Number \_\_\_\_\_ Street \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ ZIP Code \_\_\_\_\_

**Is the property insured?**

- ☐ No
- ☐ Yes. Insurance agency \_\_\_\_\_
- Contact name \_\_\_\_\_
- Phone \_\_\_\_\_

**Statistical and administrative information**

**13. Debtor's estimation of available funds**

Check one:

- ☒ Funds will be available for distribution to unsecured creditors.
- ☐ After any administrative expenses are paid, no funds will be available for distribution to unsecured creditors.

**14. Estimated number of creditors**

- |  |  |  |
|--|--|--|
| <input checked="" type="checkbox"/> 1-49 | <input type="checkbox"/> 1,000-5,000   | <input type="checkbox"/> 25,001-50,000     |
| <input type="checkbox"/> 50-99           | <input type="checkbox"/> 5,001-10,000  | <input type="checkbox"/> 50,001-100,000    |
| <input type="checkbox"/> 100-199         | <input type="checkbox"/> 10,001-25,000 | <input type="checkbox"/> More than 100,000 |
| <input type="checkbox"/> 200-999         |  |  |

**15. Estimated assets**

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> \$0-\$50,000          | <input type="checkbox"/> \$1,000,001-\$10 million             | <input type="checkbox"/> \$500,000,001-\$1 billion     |
| <input type="checkbox"/> \$50,001-\$100,000    | <input checked="" type="checkbox"/> \$10,000,001-\$50 million | <input type="checkbox"/> \$1,000,000,001-\$10 billion  |
| <input type="checkbox"/> \$100,001-\$500,000   | <input type="checkbox"/> \$50,000,001-\$100 million           | <input type="checkbox"/> \$10,000,000,001-\$50 billion |
| <input type="checkbox"/> \$500,001-\$1 million | <input type="checkbox"/> \$100,000,001-\$500 million          | <input type="checkbox"/> More than \$50 billion        |

Debtor	WC 2101 W Ben White, LP			Case number (if known)
	Name			

16. Estimated liabilities	<input type="checkbox"/> \$0-\$50,000	<input checked="" type="checkbox"/> \$1,000,001-\$10 million	<input type="checkbox"/> \$500,000,001-\$1 billion
	<input type="checkbox"/> \$50,001-\$100,000	<input type="checkbox"/> \$10,000,001-\$50 million	<input type="checkbox"/> \$1,000,000,001-\$10 billion
	<input type="checkbox"/> \$100,001-\$500,000	<input type="checkbox"/> \$50,000,001-\$100 million	<input type="checkbox"/> \$10,000,000,001-\$50 billion
	<input type="checkbox"/> \$500,001-\$1 million	<input type="checkbox"/> \$100,000,001-\$500 million	<input type="checkbox"/> More than \$50 billion

### Request for Relief, Declaration, and Signatures

**WARNING** -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

17. Declaration and signature of authorized representative of debtor
- The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.
  - I have been authorized to file this petition on behalf of the debtor.
  - I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

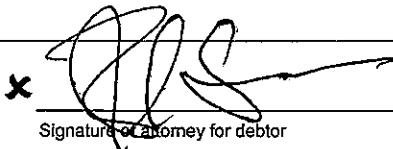
Executed on 02/04/2020  
MM / DD / YYYY

☒   
Signature of authorized representative of debtor

Jeremy Stiller  
Printed name

Title Authorized Agent

### 18. Signature of attorney

☒   
Signature of attorney for debtor

Date 02/04/2020  
MM / DD / YYYY

Brian Elliott

Printed name  
Brian J. Elliott, Attorney at Law

Firm name  
100 E Whitestone Blvd., Ste 127

Number Street  
Cedar Park

City  
512-961-7000

Contact phone

24101036

Bar number

TX 78613

State ZIP Code

bje@brianelliottlaw.com

Email address

TX

State

**ATTACHMENT 1 – CASES FILED BY AFFILIATES**

<b>Case Name</b>	<b>Venue</b>	<b>Case Number</b>	<b>Date Petition Filed</b>	<b>Relationship to Debtor</b>
900 Cesar Chavez, LLC	Bankr. W.D. Tex.	19-11527-tmd	11/4/2019	Affiliate
905 Cesar Chavez, LLC	Bankr. W.D. Tex.	19-11528-tmd	11/4/2019	Affiliate
5th and Red River, LLC	Bankr. W.D. Tex.	19-11529-tmd	11/4/2019	Affiliate
7400 South Congress, LLC	Bankr. W.D. Tex.	19-11530-tmd	11/4/2019	Affiliate
WC 56 East Avenue, LLC	Bankr. W.D. Tex.	19-11649-tmd	12/2/2019	Affiliate
Silicon Hills Campus, LLC	Bankr. W.D. Tex.	20-10042-tmd	1/7/2020	Affiliate
Hirshfeld Moore, LLC	Bankr. D. Del.	20-10247	2/3/2020	Affiliate
WC 805-809 East Sixth, LLC	Bankr. D. Del.	20-10251	2/3/2020	Affiliate
WC 1212 East Sixth, LLC	Bankr. D. Del.	20-10253	2/3/2020	Affiliate
WC 320 Congress, LLC	Bankr. D. Del.	20-10249	2/3/2020	Affiliate
WC 901 East Cesar Chavez,	Bankr. D. Del.	20-10252	2/3/2020	Affiliate
WC 9005 Mountain Ridge,	Bankr. D. Del.	20-10254	2/3/2020	Affiliate
WC 103 East Fifth, LLC	Bankr. D. Del.	20-10248	2/3/2020	Affiliate
WC 422 Congress, LLC	Bankr. D. Del.	20-10250	2/3/2020	Affiliate

Fill in this information to identify the case:

Debtor name WC 2101 W BEN WHITE, LP  
 United States Bankruptcy Court for the: WESTERN District of TEXAS  
 (State)  
 Case number (if known): \_\_\_\_\_

☐ Check if this is an amended filing

## Official Form 204

### Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders

12/15

A list of creditors holding the 20 largest unsecured claims must be filed in a Chapter 11 or Chapter 9 case. Include claims which the debtor disputes. Do not include claims by any person or entity who is an *insider*, as defined in 11 U.S.C. § 101(31). Also, do not include claims by secured creditors, unless the unsecured claim resulting from inadequate collateral value places the creditor among the holders of the 20 largest unsecured claims.

	Name of creditor and complete mailing address, including zip code	Name, telephone number, and email address of creditor contact	Nature of the claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of unsecured claim		
					If the claim is fully unsecured, fill in only unsecured claim amount. If claim is partially secured, fill in total claim amount and deduction for value of collateral or setoff to calculate unsecured claim.		
					Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
1	City of Austin PO BOX 2267 Austin, TX 78751		trade				unknown
2	Travis County Tax Assessor Bruce Elfant 7501 Airport Blvd Austin, TX 78751		trade				unknown
3	Dollar General 2101 Ben White Austin, TX 78704		trade				unknown
4	B-12 Group (ABH Newspaper) 2101 Ben White Austin, TX 78704		trade				unknown
5	Texas Tool Traylor 2101 Ben White Austin, TX 78704		trade				unknown
6	Fast Signs 2101 Ben White Austin, TX 78704		trade				unknown
7	BBV Merchants 2101 Ben White Austin, TX 78704		trade				unknown
8	Bank of America, n.a. 2101 Ben White Austin, TX 78704		trade				unknown

Debtor

Name

Case number (if known)

	Name of creditor and complete mailing address, including zip code	Name, telephone number, and email address of creditor contact	Nature of the claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of unsecured claim If the claim is fully unsecured, fill in only unsecured claim amount. If claim is partially secured, fill in total claim amount and deduction for value of collateral or setoff to calculate unsecured claim.		
					Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
9	TAJO Cabana 2101 Ben White Austin, TX 78704		trade				unknown
10	Procyu 2101 Ben White Austin, TX, 78704		trade				unknown
11							
12							
13							
14							
15							
16							
17							
18							
19							
20							

UNITED STATES BANKRUPTCY COURT  
WESTERN DISTRICT OF TEXAS  
AUSTIN DIVISION

**20-10182 D**

In Re:


Case No. \_\_\_\_\_

Chapter 11

§  
§  
§  
§  
§  
WC 2101 WBN WATTE, LP §

LIST OF CREDITORS VERIFICATION

The above named debtor(s) hereby verifies that the attached list of creditors is true and correct to the best of their knowledge.

  
Debtor

02/04/2020  
Date

\_\_\_\_\_  
Joint Debtor

\_\_\_\_\_  
Date



List of Creditors

- |  |                    |                |
|--|--------------------|----------------|
| 1) BBVA<br>8333 Dugas Ave, 2nd Fl<br>Dallas, TX 75225                                  | Secured            | \$4,134,297.27 |
| 2) City of Austin<br>PO Box 2267<br>Austin, TX 78751                                   | <del>Secured</del> | Unknown        |
| 3) Travis County Tax Assessor<br>Bruce Elfauf<br>5501 Airport Blvd<br>Austin, TX 78751 |                    |                |
| 4) Dollar General<br>2101 Ben White<br>Austin, TX 78704                                |                    |                |
| 5) B-12 Bingo (ABH Management)<br>2101 Ben White<br>Austin, TX 78704                   |                    |                |

6) Fast Signs

2101 Ben White

Austin, TX 78704

7) FEV Weightlifting

2101 Ben White

Austin, TX 78704

8) Texas Tool Trades

2101 Ben White

Austin, TX 78704

9) Bank of America, NA

2101 Ben White

Austin, TX 78704

10) Taco Labana

2101 Ben White

Austin, TX 78704

11) Papayas

2101 Ben White

Austin, TX 78704

12) WCKE Management

814 Lavaca St

Austin, TX 78701